

City of Tigard

Tigard City Council/CCDA Meeting Minutes

April 14, 2015



STUDY SESSION

EXECUTIVE SESSION: At 6:30 p.m. Director Snider announced that the City Center Development Agency will go into Executive Session to consult with legal counsel concerning real property negotiations, under ORS 192.660(2) (e). All discussions are confidential and those present may disclose nothing from the Session. Representatives of the news media are allowed to attend Executive Sessions, as provided by ORS 192.660(4), but must not disclose any information discussed. No Executive Session may be held for the purpose of taking any final action or making any final decision. Executive Sessions are closed to the public. Executive Session ended at 7:19 p.m.

1. BUSINESS MEETING

- A. At 7:30 p.m. Mayor Cook called to order the City Council, Local Contract Review Board and City Center Development Agency.
- B. City Recorder Krager called the roll.


	Present	Absent
Mayor Cook	✓	
Councilor Goodhouse	✓	
Councilor Henderson	✓	
Council President Snider	✓	
Councilor Woodard	✓	


- C. Mayor Cook asked everyone to stand and join him in the Pledge of Allegiance.
- D. Council Communications – None.
- E. Call to Council and Staff for Non-Agenda Items – None.

2. CITIZEN COMMUNICATION


- A. Follow-up to Previous Citizen Communication – None.

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B.  Tigard High School Envoy –ASB President Kruse gave a report on current activities at Tigard High School. Oregon public university visits are ongoing. The Tigerettes went to the state competition and people can see their amazing routine on Twitter. Four seniors made the all-state dance team. There will be a badminton tourney and canned food drive, in competition with Tualatin High School. Elections are underway. This is his last solo report to council as he will return with next year's ASB president.

C.  Tigard Area Chamber of Commerce – CEO Debi Mollahan gave a report on chamber activities. April 24th is the Shining Stars banquet and she looks forward to seeing Tigard's councilors there. The theme is the Oscars so proper attire would be a tux or suit. The mid-week Farmers Market opened last Wednesday. The downtown Farmers Market will open on Mother's Day. She thanked City Communications Strategist Rudy Owens for arranging staff communication at the Farmers Market.

D. Citizen Communication - Mayor Cook reminded those present that the public testimony period for Agenda Item No. 7 – (Continuation of March 10, 2015 Legislative Public Hearing on Marijuana Facilities Development Code Amendments) has closed.

 Reid Iford, 11547 SW Lomita Avenue, Tigard, OR spoke about drugs. He said he likes statin drugs, allergy drugs and antibiotics, but does not like drugs designed by nature to lure young people to destroy minds. He discussed the dangers of marijuana on teenage minds. He said if the city is going to allow drug sales, it should happen in a commercial parking lot, not in residential areas.

3. CONSENT AGENDA: (Tigard City Council & Local Contract Review Board)

Motion to:

A. RECEIVE AND FILE:

- Three-month council calendar
- Tentative Agenda for Future Meeting Topics

B. CONSIDER AWARDING A LEASE FOR PUBLIC WORKS BULK STORAGE SPACE


Councilor Woodard moved for approval of the Consent Agenda. Council President Snider seconded the motion. The motion passed unanimously.

	Yes	No
Mayor Cook	✓	
Councilor Goodhouse	✓	
Councilor Henderson	✓	
Council President Snider	✓	
Councilor Woodard	✓	

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4. RECEIVE BASKET PRESENTATION FROM TIGARD DOWNTOWN ALLIANCE

Economic Development Director Purdy said Debi Mollahan and Steve DeAngelo representing the Tigard Downtown Alliance (TDA) are present for a special unveiling of new downtown baskets. He invited council to write a wish for the downtown.

 Mr. DeAngelo said the TDA is now in its second year and announced one of their most significant contributions for downtown improvement, a \$52,000 grant that will bring ten custom-made bike racks, eight benches, two bike fixit stations, 20 custom-made banners and six event banners. It paid for hanging baskets made of glass from Live Laugh Love Glass, a downtown business. Ms. Mollahan had the concept of making these into Main Street decorations. In contrast, flower baskets as seen in many other places can cost as much as \$10,000 to maintain each year. The cost to purchase them is inexpensive but the cost of maintenance is high. They unveiled a prototype and said these glass baskets in various color combinations will be installed in 20 locations along the redesigned south Main Street. Mayor Cook noted that the Washington County Visitor's Association awarded the grant, which comes from the hotel/motel tax. A dedication ceremony will be held on April 30, 2015, at 4:00 p.m. at Symposium on Main and Tigard Streets, and will move across the street for live demonstrations, a wine and cheese social and the launch of the art walk.

In response to a question from Council President Snider, Mr. DeAngelo said the baskets were a one-time investment of \$10,000. Ms. Mollahan collected the wishes for the downtown that council wrote. Councilor Goodhouse's wish was that there was more parking in the downtown and more people from outside the city feel like they can come downtown and visit businesses on evenings and weekends. Council President Snider said his wish is that it becomes a vibrant place where people of all ages and abilities want to be. TDA Member Mike Stevenson added that these amenities will set Tigard's downtown apart from other communities.


5. PROCLAIM THE MONTH OF APRIL AS ARBOR MONTH

Mayor Cook read the proclamation to make the month of April, 2015, Arbor Month. He noted that there is a lot of tree planting going on in the city. Clean Water Services has a goal of planting one million trees in one year and will probably exceed that goal. He attended a tree planting in Cook Park with some Tigard High students on Arbor Day.

6. RECEIVE ANNUAL ARBOR DAY REPORT AND RECOGNIZE CITY OF TIGARD'S ACTIVITIES AND ACCOMPLISHMENTS IN URBAN FORESTRY

Associate Planner Grass gave the staff report and presented a PowerPoint. She introduced Assistant Planner Lina Smith who helped with Arbor Month activity planning this year. She noted the history of Arbor Day and said each state sets their own based on their planting season. Oregon established a week in April for Arbor Day. In Tigard we celebrate all month.

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 Brian Wegener representing Oregon Community Trees, an advisory council on urban community forestry, said Tigard is being honored for being a Tree City for 14 years. He said Tigard received recognition from the American Planning Association for innovative and collaborative tree code revisions. Oregon Community Trees, Tualatin Riverkeepers and the Intertwine Alliance sponsored a conference inspired by Tigard's tree code revisions. He said the Main Street Green Street project is a showcase for green infrastructure. The Tree for All program sponsored by Clean Water Services and Tigard has been doing a great job planting new trees at Cook Park, Dirksen Nature Park and along Derry Dell Creek as well as other places in town. He announced that Tigard's Environmental Coordinator Carla Staedter will receive the Green Heron award from the Tualatin Riverkeepers at their annual Green Heron Banquet. He congratulated Tigard for another year of exemplary urban forestry.

Associate Planner Grass presented a hat, plaque and flag. She said this is the 14th year Tigard has been a Tree City and showed slides of Tigard High students planting ten trees in the Butterfly Garden at Cook Park. An internship began this year with a student helping staff maintain Cook Park plantings. She highlighted several Arbor Month events and thanked volunteers and residents who have planted and cared for trees over the past year.

7. CONTINUATION OF MARCH 10, 2015, LEGISLATIVE PUBLIC HEARING ON MARIJUANA FACILITIES DEVELOPMENT CODE AMENDMENTS

- a. At 8:07 p.m. Mayor Cook opened the public hearing. City Attorney Rihala joined the meeting at this time.

Mayor Cook announced the public testimony is closed. Oral testimony was received at the March 10, 2015, public hearing and the record was held open for written testimony through April 1. Written testimony received by the deadline was included in the packet for this meeting. He said council will deliberate and provide staff with direction to prepare an ordinance adopting code amendments. Council will consider that ordinance at a continued public hearing scheduled for April 21, 2015, at an estimated time of 7:00 p.m.

- b. Staff Presentation: Associate Planner Floyd said the hearing is continued from March 10, 2015, and he will provide responses to questions raised at that hearing. He noted that two councilors were absent at the first hearing and they will get a chance to speak tonight. In March there was much oral testimony, specifically about marijuana in the downtown. Written testimony was open until April 1. Many of the written letters and emails expressed concerns about Tigard's downtown area having a special status and opposed a Main Street designation. One marijuana facility operator has already signed a lease for a property on Main Street. The letters were included in the packet item for this meeting.

Associate Planner Floyd gave some background information about the staff marijuana business location recommendation and said it was location-neutral, mostly concerned with buffers indicating "where should they not be." The Planning Commission was more concerned with "where should they be."

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He said project noticing was citywide but also targeted to interested parties on both sides of the issue. It was thought at first that Quest Academy was still operating but it has since closed, changing the availability of downtown. Most of Main Street is still off limits. Staff placed outreach information in the Cityscape and on the website. Staff met with the Tigard Downtown Alliance (TDA) Board on March 17, 2015, to hear their concerns.

Mr. Floyd said there are several considerations for regulatory options: co-location of licenses, primary entry standards and aesthetic standards. Council has a lot of leeway to select appropriate locations. A number of cities, including Hillsboro, Beaverton, Salem and Ashland, have not allowed this activity in their downtown. It is easier to expand location options than contract them later.

c. Council discussion and direction to staff


Councilor Woodard asked for clarification on park boundaries. Associate Planner Floyd said the proposed amendment is for any parcel with a Park and Recreation (PR) zone to be counted as a park and the boundary for buffer computation purposes is the property line. Councilor Woodard asked about linear parks such as Fanno Creek Park. Mr. Floyd said most of the linear parks are in residential zones anyway. Exceptions are Main Street where Fanno Creek crosses the road. Floyd said when we adopted a PR zone, all city parks whether active or passive, are in the PR zone and most all in the city were converted to that zone.

In response to a question about the reasoning behind Albany and Salem's distance numbers, Mr. Floyd said he did not know how they arrived at them. Councilor Woodard suggested one reason would be to keep the cities more livable.

Councilor Goodhouse said he heard an overwhelming response to keep sales facilities out of downtown and rather than cluttering up 99W, he supported bringing back other options to the table such as Scholls Ferry and Washington Square. Associate Planner Floyd displayed a map showing locations allowed under state law and the staff's recommendation. Scholls Ferry Road and Hall Boulevard would be included if retail facilities are allowed on arterials. Some western Scholls Ferry Road retail facilities would be excluded due to a school across the street in Beaverton. There would be size restrictions in industrial zones. Grow sites would not be limited. Councilor Goodhouse asked if there was a buffer between them and Mr. Floyd said medical marijuana facilities have a 1,000 foot buffer between facilities. The Planning Commission recommended the same barrier between recreational marijuana facilities.

Mayor Cook said he heard that the facilities should not be allowed on Main Street due to worries about children being exposed to it and also the proximity of parks and the transit station. He heard a lot of concern about edibles and is unsure how the legislature will address them. He commented that the city council is just deciding on locations and the public may not understand they are not legislating what can be sold in Tigard. Council President Snider asked City Attorney Rihala if the sale hours for edibles could be restricted. City Attorney Rihala said she has not seen any other city try that. She said it was safer to focus on operational hours of the store itself.

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 Mayor Cook said he brought up Pacific Highway in previous discussion not to make the street a concentration of marijuana businesses or create an eyesore. The idea was to place them in one area where it is easier to keep an eye on them. He said scattering them across town defeats the purpose of what the Planning Commission arrived at. He suggested an increased buffer of 1,500 or 2,000 feet between businesses. According to staff there could be 6-10 establishments along Highway 99W with only a 1,000 foot buffer. Seven along Pacific Highway is too many.

Councilor Goodhouse said there are residents behind 99W but we could have the businesses face 99W. Councilor Henderson said council is assuming availability every 1,000 feet and this will not happen. Councilor Goodhouse questioned whether there was enough business to sustain ten businesses.

Councilor Woodard asked for a definition of school. Associate Planner Floyd said at this point it just says public or private elementary school or career school attended primarily by minors. City Attorney Rihala said it also includes career schools and technical schools or a school where someone is going to get training for a career, so it is K-7, 7-12 and career schools. Councilor Goodhouse asked if a retail location would have to move if a school came into the neighborhood. Associate Planner Floyd said it would be grandfathered in but they would be in non-compliance and incentivized to move out because they cannot grow, expand or change their business.

Council President Snider said he heard similar feedback about Main Street and input about edibles from a school principal. He suggested lobbying the legislature regarding edibles. He is still troubled by large retail locations being excluded, such as Washington Square. Mayor Cook said he spoke with Washington Square and their general manager said it was fine to add them but they would not rent to the businesses anyway. Councilor Goodhouse said he heard from people a lot about the hookah shops and commented that he did not want Tigard to become undesirable as 82nd Avenue with a cluster of the businesses. He said including other locations would help spread out the impact.

Councilor Henderson said downtown should be left for future stores, if at all. He said the OLCC cautioned that many regulations and rules are yet to be determined. He stated that early recommendations were not to combine the two types of marijuana businesses together within the same establishment. He said we are a year and one-half away from anything happening with OLCC so he recommended starting slow because it can be changed. He was not in favor of restricting all sales but felt Highway 99W would be fine if that is the will of the council. His concern is where 99W is close to downtown. Mr. Floyd said council could say not on Main Street or restrict from the MUCDB Zone which extends onto 99W from Main Street. It is roughly between south Main Street and Highway 217. Councilor Henderson added that the sooner council acts, the sooner the investors are able to understand what our rules are. He reiterated that downtown should be off limits and children should be protected.

Councilor Snider asked if King City opened something in their retail area, would the 1,000 foot buffer extend into Tigard. Associate Planner Floyd said that state rule is jurisdictional neutral so a store in Tigard within 1,000 feet of the King City store would not be allowed.

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Councilor Woodard requested that council consider Lifeworks to be a school. Troubled teens are in that program and this treatment facility on Scoffins Street should be considered. Mayor Cook commented that it would already be excluded if the urban renewal area is excluded.

Council President Snider asked for consensus. All council agreed with excluding it from the central business district. The question about 1,000 feet from another city's store was cured. Associate Planner Floyd will make sure this is the case. Mayor Cook asked about increasing the buffer to 1,500 feet and asked staff to calculate the number. Councilor Goodhouse suggested a 1,500 or 2,000 buffer and adding streets. Mayor Cook did not agree and said Planning Commission and the Police Department recommended 99W. Council President Snider said we could add more streets in a decade but it was prudent to limit streets. Councilor Woodard mentioned co-location and suggested erring on the minimal side. He said he doubted the city will need the density. There is only one liquor store, for example. Let future councils decide expansion policies if needed.

Council President Snider proposed moving forward with the 99W location, and asked staff to come back with 1,500 and 2,000 foot buffers shown on a map and computations on the maximum number of establishments possible. City Manager Wine reminded council that they need to provide guidance to staff for preparation of a legislative package to be voted on at the next meeting. She said staff still needed guidance on front window requirements and entry locations.

Council President Snider said council previously debated whether business entries must face 99W and the general sense is that it is unnecessary to have a primary door facing 99W. It was the general feeling of council present for that discussion that such a requirement might be overly burdensome on businesses. Mayor Cook said the question was whether a police officer standing on 99W could see the front door. It might be facing the street or at a slight angle but the officer needs to see the entrance from 99W. Associate Planner Floyd will change the language to read, "primary entrances shall be clearly visible from 99W."

Councilor Goodhouse about limitations to regulations on signage and window coverings. City Attorney Rihala said signage will be difficult because the Oregon Constitution prevents a jurisdiction from regulating based on content. We cannot say there can be no marijuana leaf or certain colors on a sign. In response to a question from Council Goodhouse on what can be done, City Attorney Rihala suggested a design review process that serves a legitimate safety purpose such as clear glass would be more defensible. We cannot regulate a bakery different from a marijuana bakery, for example. Associate Planner Floyd said the OLCC may have their own regulations and we are unsure what they are yet.


Councilor Woodard said these establishments are cash-based and he recommends following police recommendation for windows or lighting. Business owners need to be protected. City Manager Wine said there could be language about some percentage of windows being clear for security purposes. Council President Snider countered that children could then see inside.

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d. The public hearing was continued to April 21, 2015, at an estimated time of 7:00 p.m.

Mayor Cook left at 9:07 p.m. and Council President Snider chaired the meeting from that point forward.

8. COUNCIL CONSIDERATION OF AMENDMENT #2 TO THE CITY CENTER URBAN RENEWAL PLAN

 Redevelopment Project Manager Farrelly presented this item. Council needs to approve an amendment of the City Center Urban Renewal Plan. When the Agency acquires or disposes of a property it must amend the Plan. Three properties were transferred to the urban renewal agency and will be disposed of and this must be reflected in the Plan. He noted that they will not be disposed of until all of the requirements of the development agreement are met. Urban renewal requires that this be approved by city council and CCDA. The City Center Advisory Commission recommends approval of these amendments.

Councilor Woodard moved for approval of Resolution No. 15-13. Councilor Goodhouse seconded the motion. City Recorder Krager read the number and title of the resolution.

Resolution No. 15-13 - A RESOLUTION AMENDING THE CITY CENTER URBAN RENEWAL PLAN BY ADDING THE ACQUISITION AND DISPOSITION OF THREE PROPERTIES IN THE VICINITY OF SW BURNHAM STREET AND SW ASH AVENUE (TAXLOT IDS 2S102AD02800, 2S102AD02900, AND 2S102AD03000) AS PROJECTS

	Yes	No
Mayor Cook	Absent	
Councilor Goodhouse	✓	
Councilor Henderson	✓	
Council President Snider	✓	
Councilor Woodard	✓	

A vote was taken and Resolution No. 15-13 was approved unanimously.

Council President Snider convened the City Center Development Agency for the next two agenda items.

9. CCDA CONSIDERATION OF AMENDMENT #2 TO THE CITY CENTER URBAN RENEWAL PLAN

Redevelopment Project Manager Farrelly presented this agenda item. The CCDA Board is made up of city council and their approval is required for the same City Center Urban Renewal Plan as the city council considered under the previous agenda item.

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Director Goodhouse moved for approval of CCDA Resolution No. 15-01. Councilor Henderson seconded the motion. City Recorder Krager read the number and title of the resolution.

CCDA RESOLUTION NO. 15-01 - A RESOLUTION AMENDING THE CITY CENTER URBAN RENEWAL PLAN BY ADDING THE ACQUISITION AND DISPOSITION OF THREE PROPERTIES IN THE VICINITY OF SW BURNHAM STREET AND SW ASH AVENUE (TAXLOT IDS 2S102AD02800, 2S102AD02900, AND 2S102AD03000) AS PROJECTS

	Yes	No
Chair Cook Absent		
Director Goodhouse	✓	
Director Henderson	✓	
Director Snider	✓	
Director Woodard	✓	


A vote was taken and CCDA Resolution No. 15-01 was approved unanimously.

10. CCDA CONSIDERATION OF RESOLUTION APPROVING PROPERTY DEVELOPMENT AGREEMENT


Redevelopment Project Manager Farrelly gave the staff report. He said this action authorizes the CCDA Executive Director to execute a development agreement for a project on agency owned land on the corner of Burnham Street and Ash Avenue. This is a milestone project supported by many previous plans, goals and implementation documents. The Tigard Downtown Improvement Plan citizen planning effort was a blueprint for downtown revitalization efforts and envisioned a mixed-use urban village. This was identified as a catalyst project that will help implement Tigard's Strategic Plan to make it the most walkable city in the northwest. A street will be partially built that is called for in the Downtown Connectivity Plan. It will facilitate other development and offers high quality housing adjacent to the Fanno Creek Trail and within walking distance to shopping and downtown businesses. One of Tigard's council goals for 2015-17 is to support residential development in the downtown. It implements several Comprehensive Plan goals including economic development, housing and in special planning areas of downtown.

Mr. Farrelly discussed the origin of the project, kick started by a \$100,000 Metro Community Planning and Development grant. The grant money funded pre-development work, architectural work, pro-formas, and housing studies. The CCDA partnered with George Diamond Properties and considered a few sites in the downtown. This grant did exactly what it was meant to do. In October, Diamond partnered with Capstone, who has experience with large developments of this type. Criteria developed by the City Center Advisory Commission helped to judge the project.

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 CCAC Chair Arendes said 12 criteria were developed with the top three being: Consistency with the urban renewal plan, having a positive effect on the city's tax base, and maximization of leverage from private and other public sources. The bulk of this project will be privately financed with some public support in the disposition of the property and the use of the vertical housing zone. Other desirable items are that the project is high quality, pedestrian-friendly, promotes transit, increases housing density, offers a variety of prices and sizes of units and has opportunities for bicycle and pedestrian connections. The CCAC unanimously recommends approval of the Development and Disposition Agreement (DDA).

Redevelopment Project Manager Farrelly said the DDA is available online. The contract is between the urban renewal agency and developers Diamond Investment Group LLC and Capstone Greenlight LLC. They agree to take specific actions that will result in the property being sold and redeveloped. It will result in 157 units of market-rate housing, 2,000 square feet of retail space, and a \$26 million project. The agency will make a contribution towards some of the System Development Charges (SDCs). The Vertical Housing Development Zone (VHDZ) is in place in the downtown and this project appears to meet the requirements so there will be a partial 10-year property tax reduction authorized by the State of Oregon. It will generate \$7.8 million of property taxes. It currently is public land and does not generate any property taxes. The city is obtaining a "no further action" letter from DEQ for minor environmental items. The city will be relocating the Ash Avenue Dog Park to an area across the street. This will be complete prior to demolition. Public Works will move their staff, vehicles and bulk storage to other areas. There will be a public open house on April 22, from 5:30-7:30 p.m. in the Public Works Auditorium as called for in the DDA.

 Jeff Sackett from Capstone, 1015 NW 11th Suite 243, Portland, OR 97209 spoke. He said they have been working many hours on this concept and are excited. He thanked the CCDA for their leadership. He said he has done business all over the area and is quite impressed with what Tigard has done in their downtown. He thanked Community Development Director Asher and Redevelopment Project Manager Farrelly for their help and great attitude. He said they were open, supportive and creative. He mentioned George and Nick Diamond who introduced them to this project six months ago.

Director Woodard asked about the ten-year tax abatement for being in a vertical housing zone. Redevelopment Project Manager Farrelly said an estimate is \$140,000 a year. Director Woodard said he was pleased that the dog park will be relocated and asked if staff has been working with dog park representatives. Mr. Farrelly confirmed that they are.

Director Henderson asked whether the \$176,000 to be paid over the next four years is for moving of the public works yard. Redevelopment Project Manager Farrelly said it covers the leases for the public works staff equipment and bulk supply space. Director Snider said it does not include the lease approved tonight in the consent agenda. Director Henderson asked if it included demolition for the new dog park. Mr. Farrelly said the Zuber house demolition was already budgeted. Director Henderson asked for an itemized compilation of the public works yard transition costs. Mr. Farrelly agreed to provide it.

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Director Goodhouse moved for approval of CCDA Resolution No. 15-02. Director Woodard seconded the motion. City Recorder Krager read the number and title of the resolution.

CCDA RESOLUTION NO. 15-02 - A RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR OF THE CITY CENTER DEVELOPMENT AGENCY TO EXECUTE A DISPOSITION AND DEVELOPMENT AGREEMENT WITH DIG TIGARD LLC AND CAPSTONE GREEN LIGHT PARTNERS LLC TO REDEVELOP THE ASH/BURNHAM PROPERTIES AT 12780 AND 12800 ASH AVENUE

	Yes	No
Chair Cook Absent		
Director Goodhouse	✓	
Director Henderson	✓	
Director Snider	✓	
Director Woodard	✓	

Councilor Snider reconvened the City Council for the last part of the meeting.

11. RECEIVE UPDATE FROM OTHER AGENCIES ON WILLAMETTE WATER SUPPLY PIPELINE PROJECT

Utility Manager Goodrich gave the staff report on this item. He introduced Deputy Program Director Todd Heidgerken and Planning and Water Treatment Plant Projects Manager Todd Perimon. A slide show was presented.

Mr. Heidgerken said there are seven partners in the pipeline project. Two communities, Wilsonville and Sherwood, already use this source. Two are in the fact finding process, TVWD and Hillsboro. The other partners are Tigard, Beaverton and Tualatin.

Mr. Heidgerken said this is needed because cities must be prepared for more than 400,000 new jobs and businesses and 1 million people by 2030, based on Metro projections. State statutes say people must be served with water. The goal is to build a resilient and reliable water service. Multiple supply sources help with threats such as earthquakes. While the system will not be open until 2026, they need to do initial planning and are set to start construction as early as this year.

The preferred route development was discussed. There were over 117 route options. Feedback was received from policy makers, staff, community and the technical advisory committee. A slide was shown on route criteria. Feedback was received by hosting seven open houses and one online open house, held throughout the project area, with over 800 participants. The preferred route will be refined as design proceeds. Most pipeline construction will not occur until 2020-2025.

In the Tigard area the preferred route is north of Roy Rogers Road, crossing Scholls. They will look for cooperation as the area builds out. Reservoir sites are still being evaluated. Councilor Henderson noted that the alignment changed from going along Pacific Highway. Mr. Perimon said there were difficulties crossing that highway. Mr. Heidgerken said it was on the short-listed route

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options but it after applying criteria and receiving input the other route become the primary recommendation.

Councilor Snider asked how much pumping is involved because it is expensive. He asked if the pumping is mostly on Cooper Mountain and Mr. Heidgerken said at this point they are planning for most of the pumping to come at the Willamette River Treatment Plant from a finished water pump station. That pump station would lift the water to reservoirs on Cooper Mountain area and the water service elevation will control the pressure and flow to the service areas from Cooper Mountain.

Mr. Heidgerken said they desire to collaborate with each community in developing an outreach plan. Timing is challenging; it is hard to get people excited about something that will not be built for a long time. The outreach schedule includes city council briefings in March-April with targeted mailings for people within 500 feet of the facilities.


Councilor Henderson mentioned a study being done on Hagg Lake and asked how that affects this project. Mr. Heidgerken said the seismic effort at Scoggins Dam will continue. Tualatin Valley Water District and the City of Hillsboro previously looked at that source but have reevaluated their options and have placed the Willamette higher in priority. There is a large (in stream) water quality component associated with Scoggins Creek. He said they are not looking at Hagg Lake as an additional source.

12. NON AGENDA ITEMS None.

13. ADJOURNMENT

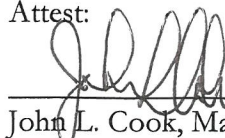
At 9:57 p.m. Councilor Goodhouse motioned for adjournment. Councilor Woodard seconded the motion and all voted in favor.

	Yes	No
Mayor Cook	Absent	
Councilor Goodhouse	✓	
Councilor Henderson	✓	
Council President Snider	✓	
Councilor Woodard	✓	



Carol A. Krager, City Recorder

Attest:



John L. Cook, Mayor

July 28, 2015
Date

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